

Situs : 3422 MECHANICSVILLE RD

Map ID: 58-017-00-019-01

LUC: 101

Card: 1 of 2

Tax Year: 2024

Printed: 06/18/25

CURRENT OWNER
 WORLEY MYRON SCOTT
 WORLEY LEASA DAWN
 3422 MECHANICSVILLE ROAD
 ROCK CREEK OH 44084
 CAUV
 Field Review Flag:

GENERAL INFORMATION
 Routing No.
 Class A
 Living Units
 Neighborhood 45000
 District
 Zoning
 Alternate Id



Legal Description
 Parcel Tieback: Addl. Tieback:
 Legal Descriptions:

Land Information

Type	Cd	Rate	Size	Acres	Dpth	Inf Fac	Inf %	Value
A	0	0	.3450		0			
A	S	12000	3.1550	63	0	5	-25	23,260
A	H	12000	1.0000	100	0			15,600
								38,860

Total Acres: 4.5 Legal Acres: 4.50 NBHD Fact: 1.3000

Assessment Information

	Assessed	Appraised	Cost	Income	Market
Land	13,620	38,900	38,900	0	0
Building	58,170	166,200	166,200	0	0
Total	71,790	205,100	205,100	0	0

Manual Override Reason
 Base Date of Value
 Effective Date of Value
 Value Flag 1-COST APPROACH

Current Value

Year	Land	Building	Total Value
2022	29,900	127,500	157,400
2023	38,900	171,800	210,700

Permit Information

Date Issued	Number	Price	Purpose	Note	Status

Sales/Ownership History

Transfer Date	Price	Type	Validity	Deed Reference	Deed Type	Grantor
03/08/22	250,000	2-Land And Building	U-Not Validated		GW-General Warranty	RICH DORIS

Entrance Information

Date	ID	Entry Code	Source

Property Notes
 Note Codes:

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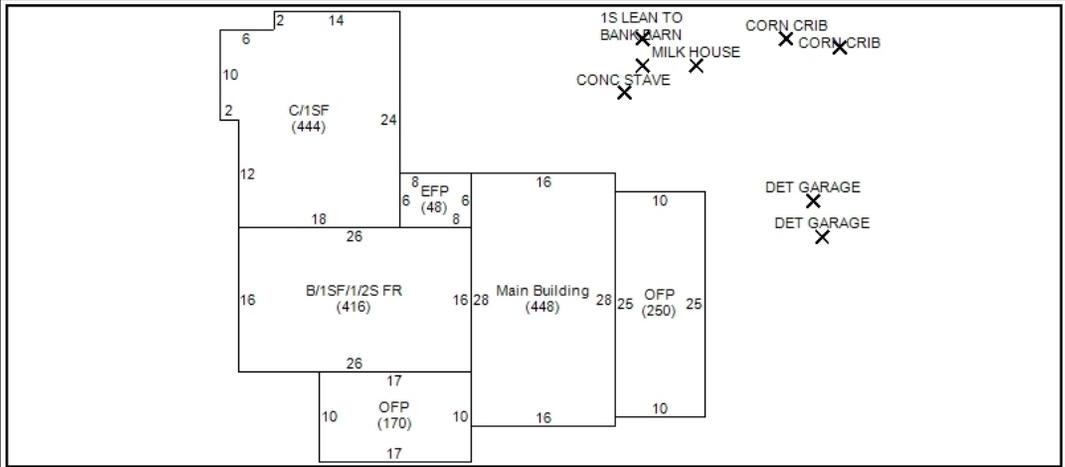
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Dwelling Information

Valuation Method D	Total Rooms 9
Override Model	Dining Rooms 0
Story Height 2	Bedrooms 4
Construction 1-Wood/Vinyl	Family Rooms 0
Style 05-Old Style	Full Baths 1
Year Built 1880	Half Baths 0
Eff Year Built 1960	Addl. Fixtures 0
Year Remodeled	Total Fixtures 6
Kitchen Remod	Unfinished Area 0
Bath Remod	T2 Rec Rm Area
Lower Level 4-Full Basement	T3 Rec Rm Area
Heating 2-Basic	T4 Rec Rm Area
Heat Fuel Type	Fin Bsmt Liv Area 0
System	WBFP Stacks 0
Attic 0-None	WBFP Openings 0
Phy. Condition A-Average Condition	WBFP Add'l Stry
Int vs Ext Cond	Prefab Fireplace
Well / Septic 3	Prefab Add'l Stry
Bsmt Gar # Cars	
Misc 1 Desc	Misc 1 Qty
Misc 2 Desc	Misc 2 Qty
Grade C	Cost & Design 0
CDU AV-AVERAGE	Functional
% Good Ovr	Economic
% Complete	NBHD Fact 1.35
GRM Econ Rents	GRM Factor 1
GRM Units	GRM Value 0



Additions

Line	Low	1st	2nd	3rd	Area	Yr Blt	Eff Yr	Grade	%Comp	CDU	Value
0					448						
1		OFF			170						3,600
2	BSM	1SF	HSF		416						34,900
3	CSP	1SF			444						23,400
4		EFP			48						1,800
5		OFF			250						5,300
6		WDK			25						300

Dwelling Computations

Base Price	72,580	% Good	55
Plumbing	1,400	Market Adj	
Basement	11,110	Functional	
Heating	0	Economic	
Attic	0	% Complete	
Other Features	0	C&D Factor	
		Adj Factor	1.35
Subtotal	85,090	Additions	38,200
Ground Floor Area	448	Dwelling Value	122,930
Total Living Area	1,964		

Dwelling Notes

Outbuilding Data

Ln	Code/Desc	Yr Blt	Eff Yr	Size	Area	Gr	Qty	ModCd	PC	FN	MA	%Comp	Value
1	RG1-Det Garag	1987		24x24	576	C	1		F				9,100
2	RG1-Det Garag	1966		36x56	2,016	C	1		P				15,800
5	AC1-Corn Crib	1966		7x24	168	C	1		S				
6	AC1-Corn Crib	1966		7x20	140	C	1		S				
7	AB1-Bank Barn	1111		40x70	2,800	C	1		F				15,400
8	AL1-1s Lean Tr	1111		28x36	1,008	C	1		F				900
9	AM1-Milk Hous	1952		13x21	273	C	1		F				1,300
10	AS1-Conc Stav	1952		0x0		C	1		F				600

Condominium / Mobile Home Information

Complex #	Level	MH Make
Type	Elevator	MH Model
Unit No	Location	Serial#
Condo Style	View	MH Title#
Cmplx Name		Park Code

Misc & Gross Bulding Values

Misc Building No	Misc Adjusted Value
Gross Building:	

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Number	Code	Status	Comment
2	FLD	BO	GRAINERY DEMO, ADJUST RG! 36X56 BLOCK GARAGE, BLOCK SEPERATION.
1	OFC	NS	SPLIT FROM PARCEL 58-017-00-019-00 CONV #864 3/8/22